

MINUTES OF MEETING
DUNES COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Dunes Community Development District was held Friday, December 9, 2022, at 9:30 a.m. at the Dunes Administrative Office, 101 Jungle Hut Road, Palm Coast, Florida.

Present and constituting a quorum were:

George DeGovanni	Chairman
Gary Crahan	Vice Chairman
Kevin Porter	Assistant Secretary
Rich DeMatteis	Assistant Secretary
Dennis Vohs	Treasurer

Also present were:

Greg Peugh	District Manager
Daniel Laughlin	District Representative
Michael Chiumento	District Counsel
Dave Ponitz	District Engineer

The following is a summary of the discussions and actions taken at the December 9, 2022 meeting.

FIRST ORDER OF BUSINESS

Roll Call

Mr. Laughlin called the meeting to order at 9:30 a.m.

SECOND ORDER OF BUSINESS

Organizational Matters

Oath of Office for Newly Elected Supervisors

Mr. Laughlin, being a notary public of the State of Florida, administered an oath office to Mr. Porter and Mr. DeGovanni.

A. Resolution 2023-02, Designating Officers

Mr. Laughlin asked if there was any interest in changing the slate of officers and noted Mr. DeGovanni is the current Chair and Mr. Crahan is the current Vice Chair.

Mr. DeMatteis nominated Mr. Crahan for Chair. Mr. Vohs nominated Mr. DeGovanni for Chair.

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There being no comments, the next item followed.

FIFTH ORDER OF BUSINESS**Reports and Discussion Items****C. Discussion of Employee Health Care Costs**

Mr. Peugh informed the Board the employee health insurance was put out to bid and no responses were received. Brown & Brown has negotiated what would have been a 14% cost increase down to 7% with the current provider, Humana. Last year the District's costs for medical, dental, vision, disability, life insurance and COBRA amounted to \$199,000. This year, the costs are quoted at \$198,000.

On MOTION by Mr. Vohs seconded by Mr. Crahan with all in favor the employee health care plans for Fiscal Year 2023 were approved.

D. Discussion of Reclaimed Line Replacement

Mr. Peugh informed the Board a 500-foot portion of a reclaimed water main line was lost to the ocean during the latest storm. In the short term, a valve on Jungle Hut has been shut and back fed through the community. Long-term, a better solution is needed. Included in the agenda package for the Board's review was a draft scope from CDM Smith to relocate the reclaimed water main to get an idea on what the project will cost. Mr. Peugh noted if the Board were to choose to proceed with building a new reclaimed line, he would suggest approving a higher amount than what is shown in the draft proposal from CDM as it does not include expenses for pursuing FEMA or grant money. Mr. Peugh provided his recommendations for how to rebuild the line and a lengthy discussion was had on the various options. The Board recommended staff pursue a repair in place (or near to) option for the shorter term to encourage provision of service until such time the longer term pipeline relocation plans preparation and permitting activities are accomplished.

Mr. Peugh will come back to the Board with another proposal at the January meeting unless action is needed sooner between meetings.

Discussion of Toll Booth Project

Mr. Chiumento updated the Board on discussions had with the attorney for the toll booth contractor regarding their alleged claims and provided his recommendations for moving forward. The Board directed Mr. Chiumento to make one more settlement offer.

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Discussion on Capacity Fee Issues for Commercial Accounts

Mr. Peugh reported that the Hammock Beach Resort was under their water consumption capacity allowance last month.

Discussion on Stormwater Utility / Reclaimed Flow

Mr. Peugh updated the Board on a clogged drainage system pipe located near Hammock Beach Circle. The pipe has been unplugged, although the cost of the repair was more than expected at approximately \$22,000. The expense will be added to the unbudgeted items report.

Mr. Chimento reported that he is still awaiting a decision from the County on whether they're amenable to an interlocal agreement for stormwater that would include the city of Palm Coast so that lands located outside the District boundaries that drain into the District's stormwater facilities could be charged and collected.

Mr. Peugh also informed the Board that he is still awaiting a response from Palm Coast on the District's request for additional reclaimed flow.

Oasis / Beach Walk / Lennar Homes Development Update

There being no updates on the Oasis, Beach Walk or Lennar developments, the next item followed.

SIXTH ORDER OF BUSINESS

Staff Reports

Attorney

There being nothing further to report, the next item followed.

E. Engineer - Report

A copy of the engineer's report was included in the agenda package for the Board's review.

Manager

F. Bridge Report for November

For the month of November, vehicle trips were up 2% and revenue was up 14.5% from last year. Mr. Peugh reported that an estimated \$11,000 in revenue was lost during the last storm.

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Mr. Peugh reported there are about 23,000 ExpressCard accounts, 24,000 loyalty accounts, around 11,000 web users, and there were \$6,000 worth of credit card transactions in the booth.

Miscellaneous

Mr. Peugh informed the Board that Grenada Estates has asked him to provide a presentation on what the DCDD does and what the DCDD is doing to prevent dune breaches.

Mr. Peugh also reported on information about PFAS and Lead and Copper upcoming regulations that will affect the Utility System during a Florida Water Works Association conference he attended.

G. Additional Budget Items Report

Mr. Peugh reported that he has received an engineering proposal totaling \$19,000 for a pump enclosure to be installed off Blue Heron. Additionally, he believes the concrete block enclosure itself will cost about \$20,000. The Board was in agreement to proceed.

The generator repair has been completed, however Mr. Peugh noted it took two months longer than anticipated which will cost the District an extra \$30,000 to rent a temporary generator.

SEVENTH ORDER OF BUSINESS

Financial Reports

H. Balance Sheet & Income Statement

I. Approval of Check Register

A copy of the check register totaling \$603,739.10 was included in the agenda package.

On MOTION by Mr. Crahan seconded by Mr. DeMatteis with all in favor the check register was approved.

EIGHTH ORDER OF BUSINESS

Supervisors' Requests and Audience Comments

There being none, the next item followed.

NINTH ORDER OF BUSINESS

Next Scheduled Meeting: January 13, 2023 at 9:30 a.m. at the Dunes Administrative Office, 101 Jungle Hut Road, Palm Coast, Florida

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TENTH ORDER OF BUSINESS

Adjournment

On MOTION by Mr. DeMatteis seconded by Mr. Crahan with all in favor the meeting was adjourned.

DocuSigned by:
Gregory Peugh
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Secretary/Assistant Secretary

DocuSigned by:
George DeGiovanni
A152983CAC884CA...

Chairman/Vice Chairman